



# HISTORIC DISTRICTS COMMISSION

## Public Meeting Minutes

### Thursday, April 20, 2023

### Virtual Public Meeting

Pursuant to notice duly filed with the Town Clerk's office, the Town of Concord Historic Districts Commission held a virtual public meeting via Zoom on Thursday, April 20, 2023, at 7:00 P.M.

Commission Members Present: Luis Berrizbeitia, Kate Chartener, Paul Ware  
Associate Members Present: Dennis Fiori, Walter Clay, William Huyett, Timothy Whitney  
Members Absent: Melinda Shumway, Katharine Mast  
  
Staff: Ann Clifford, Senior Planner

Chair Berrizbeitia called the meeting to order at 7:00 P.M. Voting members will be Chair Berrizbeitia, Kate Chartener, Paul Ware, Dennis Fiori and Walter Clay.

#### **NEW PUBLIC HEARINGS**

**16A Walden St**, Main Street Historic District, to install a new awning.

The Applicant Kathleen Smith appeared for the hearing and explained that she would like to install a new awning at 16A Walden St as the current awning is severely damaged. She stated that the proposed awning has the same dimensions as the one that was previously installed, only the color would change from green to blue.

Mr. Fiori asked for clarification on the pattern on the awning material. Ms. Smith stated that they are opting for a more "rick-rack" pattern to match the pattern of the previous awning. Mr. Ware asked if the proposed awning would be retractable and Ms. Smith confirmed that it would be. When Mr. Whitney asked if the existing awning had sides, Ms. Smith stated that it did and that the proposed awning would also have sides.

The Chair opened the hearing for public comments and there were none.

Ms. Chartener moved to approve the application of the Kathleen Smith, Main Street Historic District, to install a new awning at 16A Walden St. Mr. Fiori seconded the motion. Chair Berrizbeitia, yes; Ms. Chartener, yes; Mr. Ware, yes; Mr. Fiori, yes; Mr. Clay, yes. The motion passed (5-0) by a roll call vote.

Document Used: Photos, Materials and Specifications sheet

**428 Lowell Road**, Barrett Farm Historic District, to rebuild a field stone wall

Applicant David Beanland appeared for the hearing and explained that they would like to rebuild the existing fieldstone wall located in their front yard. He stated that they have reached out to a stone mason

who understands the history of the property and will be dry-stacking the stones. No mortar will be used. Mr. Beanland reviewed photos of the existing stone wall.

When Mr. Whitney asked for clarification on the section of the wall that the Applicant proposes to repair, Mr. Beanland identified the section that runs along the road. Mr. Whitney reviewed the site plan with Mr. Beanland and then asked for clarification on a photo of a modern stone wall provided in the application. Mr. Beanland stated that they did not intend to replicate the appearance of that modern stone wall. Mr. Ware asked if the Applicant had a photo showing a wall that would better represent their intent. Mr. Beanland stated that they will be stacking the existing stones and supplementing where it is needed. Mr. Ware stated that he was uncomfortable making a determination without an image of the intended appearance of the finished wall. Mr. Huyett agreed.

Mr. Beanland stated that he wanted to withdraw the application. The Chair and Mr. Ware requested official confirmation from the Applicant, but Mr. Beanland had already left the meeting. Mr. Ware suggested a continuance to allow for the Applicant to provide the necessary photographs.

Mr. Ware moved to continue the application of the David and Sarah Beanland, Barrett Farm Historic District, to rebuild a field stone wall at 428 Lowell Road for a period not exceeding two meetings from now during which time the Applicant may have the opportunity to supplement the existing application with photographs and details of the proposed appearance of the new wall and of the other existing walls on the property; the absence of which will result in a denial of the application. Ms. Chartener seconded the motion. Chair Berrizbeitia, yes; Ms. Chartener, yes; Mr. Ware, yes; Mr. Fiori, yes; Mr. Clay, yes. The motion passed (5-0) by a roll call vote.

Document Used: Photos

### **CONTINUED PUBLIC HEARINGS**

**286 Lexington Road**, American Mile Historic District, to install a new addition, a new door and modify the balcony.

The Applicant submitted a written request to extend the hearing to June 1<sup>st</sup> 2023.

**2-6 Lexington Road**, American Mile Historic District, has requested a review extension and continuance without discussion to the meeting of May 18<sup>th</sup> for the application to construct an accessible entry addition to the Wright Tavern, pocket park and other associated landscape changes.

Mr. Fiori moved to continue the application of the First Parish Unitarian Church, American Mile Historic District, to construct an accessible entry addition to the Wright Tavern, pocket park and other associated landscape changes at 2-6 Lexington Road to the meeting of May 18<sup>th</sup>. Mr. Clay seconded the motion. Chair Berrizbeitia, yes; Ms. Chartener, yes; Mr. Ware, yes; Mr. Fiori, yes; Mr. Clay, yes. The motion passed (5-0) by a roll call vote.

### **OTHER BUSINESS:**

**49 Liberty Street**, North Bridge/Monument SQ Historic District, to change exterior paint color.

Lauren Huyett appeared for the hearing stated that they would like to repaint their house at 49 Liberty Street. Due to the lack of records, they were not able to determine exactly what previous colors were used for the house, shutters and trim. However, they have found colors that closely match which include

Sherwin Williams “Charleston Green”, Sherwin Williams “Charleston White” and Benjamin Moore’s “Stonington Grey.” All the colors they chose are historic colors.

Ms. Chartener, Mr. Clay, Mr. Fiori, Mr. Ware and Mr. Whitney all stated they had no comments regarding the proposed changes. The Chair stated that the changes were not significant and requested that the changes be approved administratively.

The meeting was adjourned at 7:56 p.m.

The next Historic District Commission meeting is scheduled for Thursday May 4<sup>th</sup>, 2023. Documents used during the meeting are on file in the Planning Division Office.

Minutes Approved on: 6/15/23